

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
109		HILLSIDE AVE, ARLINGTON

## OWNERSHIP

Owner 1:	O BRIAN ANDREW E			
Owner 2:	VERHEUL ANITA L			
Owner 3:				
Street 1:	109 HILLSIDE AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02476		Type:	

## PREVIOUS OWNER

Owner 1:	TROOP KENNETH B -		
Owner 2:	MELTSNER MOLLY -		
Street 1:	109 HILLSIDE AVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	U
Postal:	02476		

## NARRATIVE DESCRIPTION

This parcel contains .273 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1911, having primarily Wood Shingle Exterior and 2359 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.27319	Total SF/SM:	11900	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	543.899	Spl Credit	Total:	543.900
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	11900.000	617,300	8,200	543,900	1,169,400
Total Card	0.273	617,300	8,200	543,900	1,169,400
Total Parcel	0.273	617,300	8,200	543,900	1,169,400
Source: Market Adj Cost	Total Value per SQ unit /Card:			495.67	/Parcel: 495.6

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	617,300	8200	11,900.	543,900	1,169,400		Year end	12/23/2021
2021	101	FV	600,600	8200	11,900.	543,900	1,152,700		Year End Roll	12/10/2020
2020	101	FV	600,600	8200	11,900.	543,900	1,152,700	1,152,700	Year End Roll	12/18/2019
2019	101	FV	457,600	8200	11,900.	543,900	1,009,700	1,009,700	Year End Roll	1/3/2019
2018	101	FV	522,000	8200	11,900.	481,700	1,011,900	1,011,900	Year End Roll	12/20/2017
2017	101	FV	522,000	8200	11,900.	404,000	934,200	934,200	Year End Roll	1/3/2017
2016	101	FV	522,000	8200	11,900.	404,000	934,200	934,200	Year End	1/4/2016
2015	101	FV	487,100	8300	11,900.	349,700	845,100	845,100	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

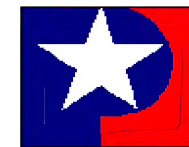
## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
10/6/2018	Meas/Inspect	HS	Hanne S
11/8/2008	Meas/Inspect	345	PATRIOT
12/18/2006	MLS	HC	Helen Chinal
10/5/2003	MLS	MM	Mary M
11/1/2000	Hearing Chag	153	PATRIOT
12/16/1999	Mailer Sent		
12/1/1999	Measured	256	PATRIOT
7/20/1993		KT	

Sign:
VERIFICATION OF VISIT NOT DATA
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**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	106771
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
1	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

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